THE HON'BLE SRI JUSTICE L.NARASIMHA REDDY

WRIT PETITION No.3159 of 2007

Date: 20.02.2007

Between:

Smt.Chandalada Ratna Roja Rani

....Petitioner

and

1. Government of Andhra Pradesh, rep.by its Secretary, Revenue, Secretariat, Hyderabad.
2. The Sub Registrar, Gopalapatnam, Visakhapatnam.

....Respondents

HE HON'BLE SRI JUSTICE L.NARASIMHA REDDY

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O R D E R:

The petitioner states that she is the owner and possessor of the land admeasuring 3500 Sq.yards in Sy.No.77/10A1 of Vepagunta Village, Pendurthi Mandal, Visakhapatnam District, and that she intended to sell the said property and entered into an agreement of sale with the intending purchaser. According to her, the agreement of sale executed by her was presented to the second respondent, for registration. The grievance of the petitioner is that the second respondent is not accepting the document for registration, on the ground that the Government issued a notification under Section 22-A of the Registration Act, 1908 (for short 'the Act'), in respect of the land in the said survey number. This writ petition is filed seeking appropriate directions to the respondents in this regard.

Heard the learned counsel for the petitioner and the learned Government Pleader for Revenue.

Section 22-A of the Act empowered the Government to issue notifications almost preventing the registration of documents in respect of the lands to be mentioned therein. Such a power was held to be *ultra vires* and the provision was struck down by the Hon'ble Supreme Court in ***State of Rajasthan v. Basanth Nahata***[1].

Once the sole basis for the second respondent to refuse registration had disappeared, he is under obligation to receive the

documents and consider the same in accordance with the provisions of the Stamp Act and the Registration Act.

Hence, the writ petition is disposed of, directing the second respondent to receive and process the document presented by the petitioner and take necessary steps in accordance with the provisions of the Stamp Act and the Registration Act, within one week from the date of receipt of a copy of this order. There shall be no order as to costs.

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20.02.2007

Note: Issue CC in one week

B/O

kdl

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[1] AIR 2005 SC 3401 = (2005) 12 SCC 77